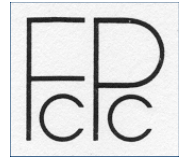




FREDERICK COUNTY PLANNING COMMISSION

WINCHESTER HALL, FREDERICK, MARYLAND 21701



MEETING SUMMARY Wednesday June 11, 2014

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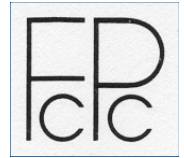
ITEM	TIME	ACTION REQUESTED
<u>9:30 A.M.</u>		
1. <u>MINUTES TO APPROVE</u> APPROVED		DECISION
2. <u>PLANNING COMMISSION COMMENTS</u>		INFORMATIONAL
3. <u>AGENC COMMENTS/AGENDA BRIEFING</u>		INFORMATIONAL
4. <u>CONSENT AGENDA</u>		DECISION
a) <u>Allstar Group Property</u> - The applicant is requesting concept site development plan approval to convert an existing 1,316 square foot single-family detached house into a commercial office located on a 0.39 acre site. Located on the south side of Urbana Pike approximately 1,200 feet west of its intersection with Sugarloaf Parkway, and east of Urbana Elementary School. Tax Map 96 / Parcel 96. Zoned: Village Center (VC). Planning Region: Urbana File:SP-06-04, Plan #14334, FRO #14335 <i>Denis Superczynski, Principal Planner</i> APPROVED		
5. <u>PRELIMINARY PLAN</u>		DECISION
a) <u>Ramsburg Property</u> - The applicant is requesting preliminary subdivision plan and adequate public facilities approval for 57 single family residential lots, on a 123.82-acre site. Located along Roderick Road, south of MD 80, north of Sharon Drive. Tax Map 96 / Parcel 69. Zoned: Residential (R-1). Planning Region: Urbana File:S-933, Plan #13629, APFO#13630, FRO #13631 <i>Tolson DeSa, Principal Planner</i> Continued to June 18, 2014		
6. <u>SITE PLAN</u>		DECISION
a) <u>Orchid Cellar Winery</u> - The applicant is requesting site development plan approval for construction of a new 1,276 square foot farm winery tasting room to replace an existing 300 square foot residential basement tasting room on a 14.76 acre site. Located on Pete Wiles road north of Westchester Court. Tax Map 55 / Parcel 217. Zoned: Agricultural (Ag). Planning Region: Middletown File:SP-13-10, Plan #14424, APFO #14426, FRO #14227 <i>Tolson DeSa, Principal Planner</i> APPROVED		

Please note that this document is a summary of the discussion that took place at the referenced meeting. It does not include all discussion that occurred at the meeting and is not intended to be a transcript or formal minutes. If you would like to obtain a video of this meeting, please call 301-600-2572 or 301-600-1138.



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- b) [Beckley's Camping Center - RV Maintenance / Repair Facility Expansion](#) - The applicant is requesting site development plan approval for construction of a 6,370 square foot building addition onto the existing maintenance / repair facility located on a 9.82 acre site. Located at the corner of US 15 and Angleberger road. Tax Map 40 / Parcel 448. Zoned: General Commercial (GC). Planning Region: FrederickFile:SP-98-33, Plan #14282, APFO #14283, FRO #14284
Tolson DeSa, Principal Planner

APPROVED

- c) [Mountindale Convenience Store](#) - The applicant is requesting site development plan and APFO approval for the construction of a 20 pump automobile filling station with 4 truck fueling positions with a 7,200 square foot accessory convenience store with on a 4.00 acre site. Located on Putman road, located at the southwest corner of US 15 and Putman Road, south Baugher road. Tax Map 40 / Parcel 546. Zoned: General Commercial (GC). Planning Region: Frederick File:SP-07-33, Plan #13958, APFO #13959, FRO #13960
Tolson DeSa, Principal Planner

APPROVED

7. DEVELOPMENT RIGHTS AND RESPONSIBILITIES AGREEMENT (DRRA)

FINDING OF CONSISTENCY

- a) [Woodbourne Manor-DRRA 14-04](#) - Staff will present a draft Development Rights and Responsibilities Agreement for the Woodbourne Manor project located in Jefferson. . Consider for a finding of consistency with the County Comprehensive Plan.
Jim Gugel, Planning Director, and Kathy Mitchell, Assistant County Attorney

CONSISTENT

8. 2013 ANNUAL REPORT

APPROVAL

Staff will be presenting the [2013 Annual Report](#), which highlights planning and development activity and also addresses the state's smart growth goals, measures, and indicators.

Jim Gugel, Planning Director

APPROVED

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